

Westport

Fairfield County

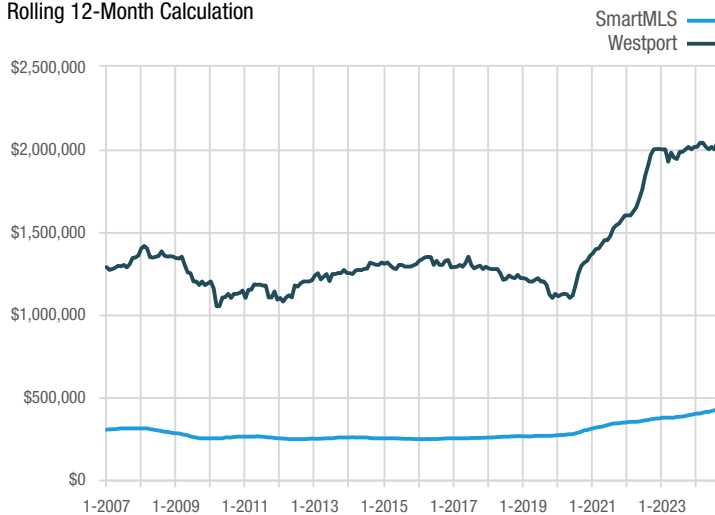
Single Family	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
New Listings	28	25	- 10.7%	325	323	- 0.6%
Pending Sales	27	30	+ 11.1%	234	214	- 8.5%
Closed Sales	41	38	- 7.3%	241	202	- 16.2%
Days on Market Until Sale	35	60	+ 71.4%	52	43	- 17.3%
Median Sales Price*	\$1,760,000	\$2,327,500	+ 32.2%	\$2,087,500	\$2,162,500	+ 3.6%
Average Sales Price*	\$2,410,596	\$2,979,564	+ 23.6%	\$2,431,569	\$2,529,322	+ 4.0%
Percent of List Price Received*	104.4%	102.4%	- 1.9%	102.2%	102.3%	+ 0.1%
Inventory of Homes for Sale	84	72	- 14.3%	—	—	—
Months Supply of Inventory	3.0	3.0	0.0%	—	—	—

Townhouse/Condo	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
New Listings	3	2	- 33.3%	26	33	+ 26.9%
Pending Sales	1	0	- 100.0%	14	30	+ 114.3%
Closed Sales	3	2	- 33.3%	12	32	+ 166.7%
Days on Market Until Sale	151	166	+ 9.9%	69	98	+ 42.0%
Median Sales Price*	\$799,000	\$2,138,250	+ 167.6%	\$799,000	\$1,495,000	+ 87.1%
Average Sales Price*	\$726,000	\$2,138,250	+ 194.5%	\$756,958	\$1,540,891	+ 103.6%
Percent of List Price Received*	100.0%	94.4%	- 5.6%	100.2%	101.7%	+ 1.5%
Inventory of Homes for Sale	17	15	- 11.8%	—	—	—
Months Supply of Inventory	7.4	4.3	- 41.9%	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

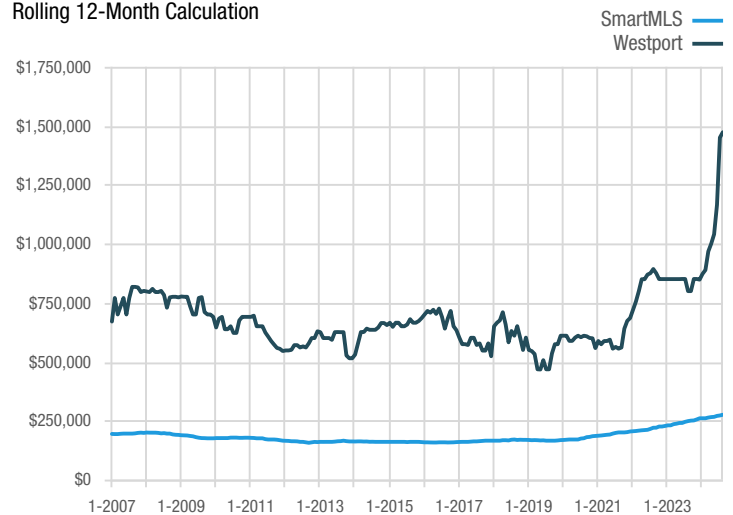
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.